

[Sri S. S. Ramasamy Padayachi] [18th August 1955]

இருக்கிறது. அப்பொழுதும் நியாயம் கிடைக்கவில்லையென்று தோன்றினால், பொதுஜனங்களால் தேர்ந்தெடுக்கப்பட்ட கௌன்சிலுக்கு அவ்வரியைக் குறைக்க அதிகாரம் இருக்கிறது. குறிப்பாக, நகரசபையார் முன்பிருந்த வரியைக் குறைத்திருக்கிறார்களென்று நான் சொல்லிக்கொள்ளுகிறேன். ஆனால், நகர சபைக்கு அரசாங்கத்தார் ஒரு எச்சரிக்கை (warning) கொடுத்திருக்கிறார்கள். வரியை அதிகப்படுத்த வேண்டுமென்ற தப்பான எண்ணம் அரசாங்கத்தாருக்கு இல்லை, அதற்காக இந்த மசோதா கொண்டுவரப்படவில்லை என்று கூறிக்கொள்ள விரும்புகிறேன். நிலவரி வெவ்வேறு இடங்களில் வித்தியாசமாக இருப்பதால் ராஜ்யரீதியில் ஒன்றும் செய்வதற்கில்லை, நகரசபைக்குத் தகுந்தபடி வரி நிர்ணயிக்கப்படவேண்டும் என்பதே அரசாங்கத்தின் நோக்கமே தவிர வேறொன்றுமில்லை யென்று வலியுறுத்திக் கூறுகிறேன்.”

DEPUTY SPEAKER :—“ The question is—

‘ That the Madras District Municipalities (Amendment) Bill, 1955, be passed.’ ”

The motion was put and carried and the Bill was passed.

(2) THE MADRAS CITY IMPROVEMENT TRUST (AMENDMENT)
BILL, 1955.

* THE HON. SRI A. B. SHETTY :—“ Mr. Deputy Speaker, Sir, I beg leave to introduce the Madras City Improvement Trust (Amendment) Bill ^a, 1955, and move—

‘ That the Bill be taken into consideration at once.’

“ Sir, the Statement of Objects and Reasons explains the need for this Bill.

“ When the Madras City Improvement Trust was first constituted, it was considered that the Government and the Corporation of Madras should each contribute to the Trust Board so long as the Board existed, a sum of not less than two and a half lakhs of rupees every year. A provision to this effect accordingly exists in the Madras City Improvement Trust Act, 1950. The Trust is also treated as a local authority for purposes of receiving Government loans. When the Trust started functioning in 1946, it had no resources of its own and it had to depend upon the contribution from the Government and the Corporation of Madras and the loans sanctioned by the Government for purposes of execution of its schemes and meeting establishment charges. The Trust is now deriving considerable income by way of rent from buildings constructed by it and the sale and lease of plots acquired and developed by it.

“ The question whether the Madras City Improvement Trust should be continued or not was recently examined by the Government and it has been decided that though the Trust should continue to function, the payment of a fixed annual contribution by the Government and the Corporation of Madras might be discontinued with effect from the year 1955–56 and that the assistance to be given

^a Published in the Fort St. George Gazette, dated 18th May 1955.

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to the Trust should be limited to individual schemes with reference to the merits of each case. Hence the provisions in the Madras City Improvement Trust Act which make it obligatory on the part of the Government and the Corporation of Madras to pay annual contribution to the Trust Board are sought to be omitted. The Bill gives effect to this object."

DEPUTY SPEAKER :—" Motion moved—

' That the Madras City Improvement Trust (Amendment) Bill, 1955, be taken into consideration at once.' "

SRI S. RAMALINGAM :—" Sir, I move—

' That the Madras City Improvement Trust (Amendment) Bill, 1955, be circulated for eliciting public opinion ' "

The amendment was duly seconded.

* SRI M. KALYANASUNDARAM :—" Sir, I move—

' That the Madras City Improvement Trust (Amendment) Bill, 1955, be referred to a Select Committee for consideration and report whether the principal Act needs amendment in any other respect.' "

The amendment was duly seconded.

DEPUTY SPEAKER :—" The motion as well as the amendments are before the House for discussion."

SRI A. RATNAM :—" கனம் உதவி சபாநாயகர் அவர்களே, நாங்கள், துரதிருஷ்டவசமாக, கனம் சுகாதார அமைச்சர் அவர்கள், பிரேரேபித்த இந்த மசோதாவை எதிர்க்க வேண்டியவர்களாக இருக்கின்றோம் என்று சொல்லிக் கொள்ள ஆசைப்படுகிறேன். காரணம், இந்த மசோதாவின் நோக்கம் City Improvement Trust-க்கு இதுவரையில் அரசாங்கமும் சென்னை நகராண்மைக் கழகமும் கொடுத்து வந்த ரூபாய் இரண்டரை லக்ஷம் மான்யத்தை நிறுத்திவிடவேண்டும் என்பது தான். ஒரு சில ஆண்டுகளுக்கு முன்பாக City Improvement Trust-ஐ எடுத்துவிட வேண்டுமென்று ஒரு பிரச்சனை இருந்தது. அதில் அரசாங்கமும் மும்மாமாகக் கவனம் செலுத்திக் கொண்டு வந்தது. ஆனால், சிலர் குறுக்கிட்டு, 'அது மீண்டும் தொடர்ந்து நடத்தப்பட வேண்டும். நகரத்தின் சுகாதாரப் பகுதியில் வேலை செய்யவும், சுகாதாரமற்ற பகுதிகளில் சீர்திருத்த வேலை செய்யவும் அது தேவைப்படுகிறது' என்று வற்புறுத்திச் சொல்லியதின் பேரில்தான் இந்த இலாகாவானது இன்னும் வேலை செய்துகொண்டு வருகிறது. இந்த இலாகா ஒரு சில கமிட்டி அங்கத்தினர்களைக் கொண்டு இயங்குகிறது. இந்தக் கமிட்டிக்கு பல லக்ஷக் கணக்கான ரூபாய்களை மான்யமாகவும் கடனாகவும் அரசாங்கம் அளித்திருக்கிறது. அது மட்டுமல்ல. இந்த இலாகாவிற்கு ஏழை ஹரிஜனங்கள் சார்பாக நிலத்தையும் வழங்கியிருக்கிறது. அவ்விலாகா எப்படி இயங்குகிறது? உதாரணமாக, சிந்தாதிரிப்பேட்டையை எடுத்துக் கொண்டால், ஒரு இடத்தை அமர்த்தி, அது ஏழை ஹரிஜனங்களுக்கு என்று சொல்லி, ஐந்து ஆறு ரூபாய்தான் வரி விதிப்போம் என்று காரணம் காட்டி, அஸ்திவாரம் போட்டு, பல லக்ஷக்கணக்கான ரூபாய்களைச் செலவுசெய்து கட்டிடம் கட்டுகிறார்கள். கட்டி முடித்த பின்பு, முதல் எஸ்டிமேட்டுக்குப் பின்பு, இரட்டிப்பாகவும் மூன்று மடங்காகவும் விலை உயர்ந்து விட்டது என்று காரணம் காட்டி ரூபாய் 43-க்கு வட நாட்பாருக்கு அந்த வீடுகள் கொடுக்கப்பட்டிருக்கின்றன. இதை நாம் கண்கூடாகப் பார்க்கிறோம். அது மட்டுமல்ல. கோடம்பாக்கம், மாம்பலம், சைதாப்பேட்டை போன்ற பல இடங்களில் ஹரிஜனங்களின் சார்பாக நிலங்களை ஆர்ஜிதம் செய்துகொண்டு,

10-41
a.m.

[Sri A. Ratnam]

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அவர்களுக்காக ஒரு சில ஆயிர ரூபாய்களைச் செலவழித்து, வரிகளை அதிகமாக வசூலித்து வருவதை விட வேறு ஒன்றையும் செய்வதாகத் தெரியவில்லை.

City Improvement Trust ஜமீந்தாரி முறையைத் தான் ஒரு பக்கம் வளர்த்திக் கொண்டே போகிறது. குடக்கூலியை ஒருவன் 20 ஆண்டுகள் கொடுத்தால், அதன் பிறகு அவ்விட்டை அவன் அடைவதற்கு லாயக்குள்ளவன் என்று விதிகள் இருந்தாலும் கூட, அரசாங்கத்தாரால் கார்ப்பரேஷன், லேபர் டிபார்ட்மெண்டு, ஹரிஜன் வெல் பேர் டிபார்ட்மெண்டு, **City Improvement Trust** போன்றவைகளுக்கு, ஹரிஜன் முன்னேற்றத்திற்காகவும், அவர்களுக்கு சுகாதார, வீட்டு வசதிகளும், வீட்டு மனைகளும் அளிப்பதற்காகவும், வீடு கட்டுவதற்காகவும், மனைகளும் பணமும் கொடுக்கப்பட்டாலும்கூட, 200 வருஷங்களுக்குப் பிறகு கூட, அவர்கள் ஜமீந்தார்கள் போல் இருந்து கொண்டு, வரிகளை உயர்த்தி ஏழை மக்கள் தலையின்மீது சுமத்திக் கொண்டு போகிறார்களே ஒழிய, லாபகரமாக அவர்கள் ஒன்றும் செய்வதில்லை என்பதைத்தான் பார்க்கிறோம். ஏழை மக்கள் இவற்றால் லாபம் அடைய முடிய வில்லை. நடுத்தர வகுப்பினரும் லாபம் அடைய முடியாத அளவுக்கு, இவர்கள் கடும் படியான வீடுகளின் மதிப்பு ரூபாய் 2,000 ஆகயிருந்தால், ரூபாய் 5,000 என்று மதிப்பிடப்படுகிறது. 20 வருஷங்களுக்குப் பிறகு வசிக்க லாயக்கற்ற முறையில் அந்த வீடுகள் கட்டுவதும் கண்காணிக்கப்படுகிறது. இந்த இலாகாவின் வேலையைக் கண்காணிப்பதற்கு அரசாங்கம் எந்த நடவடிக்கையும் எடுத்ததாகத் தெரியவில்லை. ஆனால், 'அந்த ஸ்தாபனத்துக்கு கட்டிடங்களிலிருந்தும் மனைகளிலிருந்தும் வருவாயும், வெறும் மனைகளை விற்பனை செய்வதிலும் குடக்கூலிக்கு விடுவதிலும் நிறைய வருமானம் வருவதால், ரூபாய் 2½ லக்ஷம் மான்யத்தை நிறுத்தி விடுகிறோம். அதற்கான விதியை சட்டத்திலிருந்து நீக்கி விடவேண்டும். அதற்காகத்தான் இந்த மசோதா பிரேரேபிக்கப்பட்டிருக்கிறது. இது ஒரு சிறிய மசோதா. இதை உடனடியாக ஏற்றுக் கொண்டு சட்டமாக்க வேண்டும்' என்று அரசாங்கத்தினர் கூறுகின்றனர். ஆனால், இதை உடனடியாக ஏற்றுக் கொள்ளக்கூடிய நிலைமையில் சட்ட சபை அங்கத்தினர்கள் இல்லை. இதைப் பொது ஜனங்களுக்கு அறிவித்து, அல்லது பொறுக்குக் கமிட்டியை நியமித்து பரிசீலனை செய்த பிறகுதான், இந்த மசோதா சிறியதாக இருந்தாலும் அதைச் சட்டமாக்குவது நல்லது என்று தோன்றுகிறது. ஒன்று இந்த இலாகாவை உடனடியாக எடுத்து விடவேண்டும். அல்லது இந்த அரசாங்கம் கொடுத்துக் கொண்டிருக்கும் மான்யம் மீண்டும் தொடர்ந்து கொடுக்கப்படவேண்டும், அதுதவிர கூட கொடுக்கப்படவேண்டும் என்பதுதான் என் போன்றவர்களின் ஆசை. காரணம், எதற்காக இந்த இலாகா நிர்மாணிக்கப்பட்டதோ அந்த நோக்கம் இன்னும் பலிதமாக வில்லை. அதன்மூலம் ஏழை மக்கள் பலனடைந்ததாகத் தெரியவில்லை. இந்த மசோதா ஒரு சிறிய மசோதா, அரசாங்கம் பணம் கொடுக்கவேண்டிய அவசியமில்லை, ஆதலால் சம்பந்தப்பட்ட ஷரத்து நீக்கப்படவேண்டும் என்பது கனம் மந்திரி அவர்களுடைய கோரிக்கை, ஏன் இன்னும் பணம் கொடுக்கப்படக் கூடாது? ஏன் மேலும் ஹரிஜனங்களுக்கு நிலமளிப்பதற்கும் வீடு கட்டிக் கொடுப்பதற்கும் வசதி செய்து கொடுக்கப்படக்கூடாது? கனம் அமைச்சர் அவர்கள், 'சென்னையில் வீடு இல்லாதவர்களுக்கும், குடிசை வாழ்வோருக்கும், நடைபாதையில் வசிப்போருக்கும் வீடு கட்டிக் கொடுக்கப் பல காரியங்களைச் செய்கின்றோம். அதற்காக **City Improvement Trust**-க்குச் சிபாரிசு செய்திருக்கிறோம். அதற்காக நிலங்களைக் கொடுத்திருக்கிறோம். இத்தனை லக்ஷம் ரூபாய் மான்யமாகக் கொடுத்திருக்கிறோம்' என்று பல முறை சொல்லியிருக்கிறார்கள். இப்பொழுது அந்நோக்கம் பலிதமாகாத முறையில் மான்யத்தை நிறுத்திவிடுவது, ஜமீந்தார்கள் தலை விரித்தாடுவது போல் தங்கள் காரியத்தைச் செய்யவிடுவது போலாகும். மேலும், அந்த இலாகாவினிடமுள்ள சொத்து, பணம், நிலம், வீடுகள், மற்ற பொருள்கள் முதலானவைகளை துர்வினியோகம் செய்ய வேறுவாக இருக்கும். இது வரையில் அந்த இலாகாவில் பல பொருள்கள் துர்வினியோகம் செய்யப்பட்டதாகப் பல புகார்கள் அரசாங்கத்திற்கு வந்திருக்கின்றன. இவற்றைக்

18th August 1955]

[Sri A. Ratnam]

கண்கூடாகப் பார்த்திருந்தும், அரசாங்கம் இந்த மாதிரி ஒரு மசோதாவைக் கொண்டுவந்து சட்டத்தைத் திருத்துவது மிக மோசமானது. இதனால் பல விபர்த விளைவுகள் உண்டாகும். ஏழைகள் சார்பாக, கொஞ்சகால அவகாசம் தந்து இந்த மசோதாவைப் பொறுக்குத் கமிட்டிக்கு விட வேண்டும் அல்லது பொதுஜன அபிப்பிராயத்திற்கு விட வேண்டும் என்று கோருகிறேன். இவ்வாறு சில நாட்கள் காத்திருந்து இதைச் சட்டமாக்க வேண்டுமென்று கேட்டுக் கொள்ளுகிறேன், ஆகையால், திருத்தத்தை ஆமோதித்து என் பேச்சை முடித்துக் கொள்ளுகிறேன்.”

* SRI M. NARAYANA KURUP:—“ Mr. Deputy Speaker, Sir, this Bill is a typical example of the Government's policy of refusing to look problems squarely in their face. It has been mentioned that the working of the City Improvement Trust and its usefulness have been engaging the attention of the Government. It is not stated that the Trust has failed in its function or that its working has not been proper. If it were so, it would have been the correct policy and attitude of the Government either to end it or to mend it.

“ Instead of doing that, we are unable to understand why the Government have brought forward this Bill at this juncture. They want the people to believe that the Government are still eager to see that the City Improvement Trust should function and continue to be useful to the public. At the same time, by this amendment, they are taking away the capacity of the Trust to do it. In this matter, the Hon. Minister is attempting the job of a surgeon who wants to remove the heart of a person and still expects that patient to survive. Therefore, I would have been pleased if for proper reasons the Government had abolished the Trust or brought forward a proper amending Bill for the useful functioning of the Trust instead of bringing forward this measure which practically kills the Improvement Trust.”

10-50
a.m.

* SRI K. T. RAJU:—“ கனம் உதவி சபாநாயகர் அவர்களே, சென்னை நகர அபிவிருத்தி சம்பந்தமாக ஒரு போர்ட் ஏற்பட்டு அதுவும் எட்டு வருஷங்களாக வேலை செய்துவருகிறது. அப்படி எட்டு வருஷங்களாக வேலைசெய்து வந்தும் அது நல்ல முறையில் வேலை செய்யவில்லை என்பது எல்லோருக்கும் தெரியும். இந்த நகர அபிவிருத்தி போர்டில் இருக்கிற நபர்களைப் பார்த்தால் என்ன அபிவிருத்தி செய்திருக்க முடிந்திருக்கும் என்பது நன்றாகத் தெரியவரும். அந்த போர்டில் ஸ்ரீ ராஜா முத்தையா செட்டியாரும், ஸ்ரீமதி செரியாஜும் இந்தமாதிரி பெரிய ஆள்கள் இருந்தால் அபிவிருத்தி எப்படி நடைபெறும் என்று பார்க்கவேண்டும். இவர்கள் என்ன அபிவிருத்தி செய்யப் போகிறார்கள், அவர்கள் அபிவிருத்தி செய்வதெல்லாம் வேறு விதத்தில்தான். இந்த போர்ட் ஏழைகளுக்கு சேரிகளில் எந்த அபிவிருத்தியும் செய்ததாகவே தெரியவில்லை. அவர்களுக்கு (ஏழைகளுக்கு) ஒதுக்குப் புரங்களில் இடங்கள் ஒதுக்கப்பட்டு அபிவிருத்தி செய்ததாகச் சொல்லுகிறார்கள். ஏதாவதும் அபிவிருத்தி செய்யப்பட்டிருக்கிறதா என்பதை உண்மையில் கவனித்தால் பெரிய காரியங்கள் ஒன்றும் செய்ததாகவே தெரியவில்லை. அந்த போர்டுக்கு கார்ப்பொரேஷனிலிருந்து 2½ லட்சம் ரூபாயும், சர்க்காரிலிருந்து 2½ லட்சம் ரூபாயும் கொடுக்கப்பட்டு வந்தது. அப்படிக் கொடுத்தும் அந்த போர்ட் எந்தவிதமான அபிவிருத்தி வேலையும் இது வரையிலும் செய்ததாகவே தெரியவில்லை. அதனால் அந்த ஸ்தாபனத்தை சர்க்காரே நோடியாக எடுத்து நடத்தினால் ஒரு விதத்தில் சென்னை நகரத்திலுள்ள

[Sri K. T. Raju]

[18th August 1955]

எழை மக்களுக்கும், எழை தொழிலாளர்களுக்கும், சேரியில் வாழக் கூடிய எழை மக்களுக்கும் சுகாதார முறையில் அபிவிருத்தி செய்து கொடுக்கமுடியும். அப்படிப்பட்ட காரியங்களை சர்க்கார் எடுத்து நடத்தினாலும் பரவாயில்லை. இப்பொழுது இருக்கும் பெரிய ஆள்களைப் போல் போர்டில் இருந்தால் எந்த விதத்திலும் அபிவிருத்தி அடையாது. அவர்கள் மேலும் மேலும் மெத்தை வீடுகளைத்தான் கட்டிக் கொண்டிருப்பார்கள். அந்த நபர்கள் இருந்து கட்டக் கூடிய வீடுகள் எல்லாம் மெத்தை வீடுகளாகத்தானிருக்கும், எழைகள் வசிக்கக்கூடிய வீடுகளாக இருக்காது. அதைத்தான் இந்த எட்டு வருஷங்களாகப் பார்த்தோம். அவர்களுடைய ரிப்போர்ட்டிலிருந்தே அபிவிருத்தி அடைந்ததாகவே தெரியவில்லை. இதை சர்க்காரே ஒத்துக் கொண்டிருக்கிறார்கள். ஆகவே இப்படிப்பட்ட நபர்களை வைத்துக் கொண்டு அபிவிருத்தி பண்ணுவதில் பிரயோசனம் இல்லை. அவர்களுக்கு பணம் கொடுத்தும் பிரயோசனம் இல்லை. சர்க்கார் மூலமாக அபிவிருத்தி செய்வது என்றிருந்தால் எழைகளுக்கு வசதி ஏற்படும். அதனால் மேலும் அதிகப்படியாக பணம் கொடுத்து நல்ல முறையில் அபிவிருத்தி செய்வதற்கு சர்க்கார் ஏற்பாடு செய்யவேண்டும் என்று கேட்டுக் கொள்ளுகிறேன்.”

10-54
a.m.

SRI P. RAMAMURTHI :—“ Mr. Deputy Speaker, Sir, for the benefit of the Hon. the Minister for Health, I am speaking in English.

“ Sir, this Bill is a typical example of how the Government are tinkering with the problem and how they do not go into the root of the problem and try to understand what exactly are the measures necessary for eradicating certain evils and what measures are absolutely essential for that purpose. Now, Sir, the Hon. Minister just read out to the House the Statement of Objects and Reasons as printed in the Bill. Beyond that, he did not elucidate any point mentioned in that Statement itself. For example, it is stated in the Statement, ‘When the Trust started functioning in 1946 it had no resources of its own and it had to depend upon the contribution from the Government and the Corporation of Madras and the loans sanctioned by the Government for purposes of execution of its schemes and meeting establishment charges. The Trust is now deriving considerable income by way of rent from buildings constructed by it and the sale and lease of plots acquired and developed by it.’ Obviously, the Trust must have been receiving rents and also must have made profits out of them as a result of its having acquired lands and converted them into house-sites. That is quite understandable. But, what is the total income that this Trust has been deriving? We have also to consider whether this particular income is adequate to enable the Board to carry out the objects for which the Board itself has been constituted. On this point, the Hon. Minister is blissfully silent. After all, when this Bill was originally enacted and went into the Statute Book, the objects with which the City Improvement Trust was constituted have been mentioned. As a matter of fact, the Trustees of the Trust itself drew the attention of the Government to these objects in their letter. They say, ‘The Madras City Improvement Trust was constituted in 1946, at the instance only of the Corporation of Madras, for the improvement and expansion of the City of Madras, for opening up of congested areas, laying out or altering streets,

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providing open spaces for purposes of ventilation or recreation, demolishing or constructing buildings, acquiring land for the said purpose, and for the rehousing of persons displaced by the execution of the improvement schemes, and otherwise as provided for in the Improvement Trust Act Thus, a good number of items are mentioned as the objects of the Board. To-day, the Government come forward and say that hereafter the sum of Rs. 2½ lakhs which the Government and the Corporation have been paying as annual grant to the Trust will not be paid and the provisions which make it obligatory on their part to pay this sum will be omitted. In the Statement of Objects and Reasons, it is also stated that the assistance to be given to the Trust should be limited to individual schemes with reference to the merits of each case. When this amending Bill is passed, certainly the Corporation will not be under any obligation to grant any sum to the Trust. Then, the question arises as to how the Trust is to carry on its work. Here is a communication from the Government addressed to the City Improvement Trust and also the Corporation of Madras in which they have categorically stated that the 'Trust cannot serve the poorer classes or the lower middle classes, unless it receives subsidies from the Government. In their present financial position, it is hardly possible for the Government to contemplate any subsidies for housing schemes on any appreciable scale except for the very poor sections of the population. Thus, the Trust cannot be useful as far as the housing of the really poor sections of the population is concerned. As far as other sections of the population are concerned, the problem may be left to be tackled by private enterprise.' This is the letter which the Government have addressed to the Trust and the Corporation. The Trust in its lengthy reply covering 4 to 5 pages has stated that compared to the work done by other Trusts in other parts of the country, like Bombay, Nagpur and so on, they have done exceedingly well in Madras. The Government, in their order, dated 9th December 1954, have stated that they have decided to continue the Trust. It has not been made clear whether the Government have really revised their previous opinion with regard to the functioning of the Trust. We do not know whether the Government consider now that the Trust can carry out its functions well and serve the poorer classes and the lower middle classes. What is it that the Government think? There is absolutely nothing about these matters so far as the Bill is concerned and so far as the Statement of Objects and Reasons read by the Hon. Minister is concerned. Sir, I consider—and I hope everyone will agree with me—that the Government are absolutely indifferent to the problem of housing of the poor in the City of Madras. I have visited various other places and countries. For instance, let us take the example of the City of Warsaw in Poland where houses after houses had been destroyed by the Nazis as a reprisal against the people's uprising there. There were other cities which were also affected during the last War. But Warsaw was the worst affected city. Whereas other cities were merely bombed, so far as Warsaw was concerned, houses after houses were wantonly dynamited and destroyed as a reprisal against the uprising of the masses in that City.

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“ In spite of that within the course of two or three months I have seen beautiful buildings coming up and the entire city coming up. It is possible in that country. So also I have seen Berlin which has suffered one of the worst ravages of War. The entire city was bombed out. Removal of debris itself was a stupendous task.”

THE HON. SRI C. SUBRAMANIAM :—“ Then I should depute the Hon. Minister for Health to visit those countries.”

SRI P. RAMAMURTHI :—“ I should certainly welcome it. I would certainly like him to go there and see things for himself. I have seen there how the debris was removed and beautiful new lanes and streets built up. It is possible in those countries. How is it, in our country only, in spite of the existence of these Trusts, nothing is done? During its seven years of existence the wonderful work done by the Trust according to the report is mainly the opening up of house-sites. Ultimately the Board reduces itself to a speculative body, purchase some places, provide some amenities and then sell those plots for higher prices. As I said it has ultimately reduced itself to a speculative body. We do not allow speculation by private persons but we have allowed a statutorily constituted body to become a speculator in house-sites. That is how the whole thing has reduced itself. Therefore the question to be considered is this. Why is this Trust functioning like this? It is stated that the Government are not giving them enough grants. It may be one of the reasons for this body converting itself into a speculative body. That is bound to be one of the reasons. But going into the constitution of the Trust itself, how can anybody think of anybody functioning if even its Chairman cannot function continuously for more than three to six months, when they go on getting changed. Let me give the particulars in respect of this Trust. Sri A. Raghava Reddi, B.A., was the Chairman from 1st April to 30th September 1953, then Salahuddin Ahmed was the Chairman from 1st October 1953 to 28th February 1954 and then Capt. D. Gnanaolivu from 1st March 1954 onwards. The Chairman himself goes on rotating. Take the Secretaries. There again the same thing goes. Sri Salahuddin Ahmed was the Secretary from 1st April to 30th September 1953. Sri M. Ramachandra Rao was the Secretary from 12th October 1953 to 28th February 1954 and Sri Salahuddin Ahmed was again the Secretary from 1st March 1954 onwards. The Chief Executive Officer of the Trust, how can he acquire any acquaintance with the working of the Trust, with the plans they have for improvement, if they are changed so frequently. How can they have anything to do with these things. Take the other officers. They are, most of them, people who are nominated. Only two people are elected by the Corporation of Madras. The Director of Public Health Dr. K. S. Viswanathan was ex-officio Trustee from 1st April 1953 to 2nd February 1954 and Dr. T. S. Adisubramaniam from 3rd February to 31st March 1954. Dr. T. S. Adisubramaniam was the Trustee for the long period of only less than two months and this officer

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is expected to take interest in the Trust. Then the Collector of Madras Sri M. A. Sheriff, B.A., was an ex-officio Trustee from 1st April to 7th July 1953 for three months and six days. Then Sri N. S. Arunachalam, I.C.S., was ex-officio Trustee from 8th July 1953 to 31st March 1954. These are Trustees who are there on the Board only for a very few months. They are peripatetic Trustees, trustees who walk and move about but do not stay on the Board for long. How can an organization with such trustees be expected to function, if the chief functionaries of the organization are not people who are not permanently attached to the organization but some other officers in the Government. The District Collector of the place of some other officers, the Director of Public Health who has umpteen jobs to attend to, so many other functions to perform, how is he to attend to this job during the short period he is on the Board? How can a body like this function is a thing I cannot understand. Then who is the Director of Town-Planning? Sri K. G. Menon, I.C.S., was the Director of Town-Planning from 1st April to 30th October 1953. Sri J. Sivanandam was the Director of Town-Planning from 31st October 1953 to 31st March 1954. I can tell you that both these officers were Inspectors of Local Boards, one an I.C.S. Officer and the other an I.A.S. Officer. The fact that a particular person happens to be an I.C.S. Officer is considered to be quite enough to qualify him to become Trustee of Town-Planning. It is not considered to be a technical job. It is not a job that requires specialized training. The Inspector of Local Boards has got to go on looking into the affairs of about 50 municipalities in the State and he has also to look after the major panchayats, minor panchayats. He is the head of all these things. Lots of cases relating to these are referred to him and in addition he has got to be a Trustee on Town-Planning. How can anybody like this function at all? This is what I am not able to understand. In other countries these are taken seriously, the development of the town, the improvement of the town, these are taken seriously. People who are elected or appointed to such bodies are people with specialized qualifications. They give their whole-time to the job of improving the city or town. Here no such thing happens. A Health Officer is not attached to the Board. An officer from the Provincial Health Service is asked to take up that job of looking after the health affairs of the Improvement Trust. This is how the Trust is functioning.

“ Therefore, it is, Sir, that I make a charge that this City Improvement Trust is just a whitewashing of the whole question. The Government do not take the problem seriously at all. If the Government had taken to it seriously then these things would not be there. With regard to the non-officials on the Trust, who are these people, I would like to know. Raja Sir M. A. Muthiah Chettiar is one. I do not know what experience he has with regard to Town-Planning. The mere fact that a certain gentleman happens to be a richman, the mere fact that that gentleman can command a lot of wealth, does it qualify him to be on the Trust? He might

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build palaces but with regard to improving of the City, with regard to the building up of the city, what qualifications he has, I cannot understand. Can he understand the problem of the poorer sections of the people and the way in which they are living? I dare say he has not visited the cheris at all. Such people are put on the Trust. Then Srimathi Tara Cherian is another Trustee. If there is a cultural delegation, then she is considered to know everything about culture. If somebody has got to be sent to America for finding out whether particular types of handloom fabrics could find a market there, then it is said: 'Here is Srimathi Tara Cherian. Send her and she will be able to find out what types will find a market there'. If it is a question of improving the city, again send her here and there and she will do it. I cannot understand this. This is the way the Trust is treated, instead of looking into the functioning of the Trust and seeing that the body is such that it contains capable people, people who can give their whole time to the organization, people who have got the capacity and requisite qualification and understanding of the problems and all these things. Instead of doing this the Government are merely tinkering with the problem. They say: 'We will stop the grant of 2½ lakhs of rupees to the Trust, we shall not also insist on the Corporation giving such a grant'. This is the way in which the whole thing is looked into by the Government.

"Sir, with regard to the functioning of the Board, I would like to point out certain things. We know that the Central Government even in the First Five-Year Plan set apart crores of rupees for the purpose of building houses for industrial workers. This City of Madras contains lots of industrial workers. There is the Binny & Co. and number of other industrial establishments located inside the City of Madras. In spite of this fact, what is the total number of houses built for them? Here is a Board which complains that funds are not made available for the purpose. The Minister for Labour to the Government of India had gone on complaining again and again that the State Governments are not utilizing the funds placed at their disposal, namely, about 25 crores of rupees. I believe Madras State alone was allotted some 2 crores of rupees and that amount has not been utilized. Why is it that the Madras Government have not taken steps to see that the industrial workers are given proper housing facilities? The Board has said in its report: 'This Trust can certainly do much more work under this head, if the Central Government gives up its insistence on only industrial labour employed in factories getting the benefit of their subsidies for housing instead of all kinds of labour especially as Madras City does not contain very heavy industries'. The whole question is first of all build the houses for industrial workers before you insist upon the rule that the subsidy will be given to all industrial workers. Have they utilized the subsidy, is the main question. On this absolute silence is maintained. I would like to ask the Hon. Minister what steps he took to see that the funds placed at the disposal of this Government were utilized by such specialized bodies to clear the slums?

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“ Take again another matter. They say, in their Report—

11-10
a.m.

‘ This Trust Board has been able to spend already a sum of nearly 7·5 lakhs for the above housing scheme, despite its meagre finance. Further, in the current year, proposals are under active consideration to provide very cheap, non-inflammable tenements for about 100 to 150 pavement-dwellers on the banks of the Buckingham Canal.’

A wonderful site this Trust Board has found for housing the pavement-dwellers—the banks of the Buckingham Canal, which has been admitted even by the Board itself to be most insanitary. They have stated—

‘ In the opinion of the Collector of Madras, fully endorsed by this Trust, the banks of the Buckingham Canal throughout Madras City are very insanitary . . . ’

So, they themselves admit that the banks are very insanitary. How are they going to improve the banks unless the entire silt is removed, unless the impurities that get into the Buckingham Canal are removed absolutely and unless the Buckingham Canal itself is made fit for human living? It certainly is not a simple thing. But in spite of their admission, the only place they can find for housing pavement dwellers is the banks of the Buckingham Canal. Can't they find another place? Are there not other vacant sites in the city? No, when it comes to the question of giving relief to the poorer sections of the people, give them some place and that is sufficient. This is the mentality of these people. We cannot expect any other mentality from these gentlemen who have constituted this Board. This is my charge. These people can certainly not think in other terms at all. They are incapable of doing it because they have been brought up in such surroundings that they think that it is only their right to live in palatial buildings and not the poor people. That is why they have put up such schemes. Therefore, the whole question has to be considered very seriously. How is this city to be improved and how is the sanitation of the people to be improved? After all, if insanitary conditions prevail among the very poorer sections of the people, the other sections of the people are also affected by them. The entire city gets afflicted by lots of diseases. Therefore, to consider all these aspects of the question, we have to refer the Bill to a Select Committee. For instance, we have also to consider whether the Government should continue to give the grant, whether this Board is capable of carrying out its functions properly and efficiently and whether it should be a statutory body or it should be under the control of the Legislature. Once it becomes a statutory body, we will have no control over it. All these questions have got to be considered very seriously. After all, the experience of eight years is there and on the basis of this experience and the requirements of the various sections of the people, let us go into the whole question. Let us not be in a hurry. Let not the Government of Madras look at this question from the mere fact that Rs. 2½ lakhs have to be given only for the current year. Nothing is going to be lost. Let the Select Committee examine the whole matter and they will be in a position to place before this House their proposals so that the improvement of the

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city is properly and efficiently tackled. Therefore, I request the Government to accept our amendment, viz., 'that the Bill be referred to a Select Committee'."

SRI M. KALYANASUNDARAM :—" Sir, in the principal Act, it is the section dealing with the constitution of the Committee which requires an amendment if at all any amendment is needed. That is why I have proposed an amendment, that the whole Act should be gone through by a Select Committee. I press my amendment."

DEPUTY SPEAKER :—" The Hon. Minister has not yet replied to the debate."

* THE HON. SRI A. B. SHETTY :—" Mr. Deputy Speaker, Sir, after the partition of the State, there was a proposal to amalgamate the City Improvement Trust with the Corporation and transfer its powers, functions, liabilities and assets to the Corporation. In September last year, a deputation, on behalf of the Trust, waited on the Government and as a result of the discussions with them, the Government decided in December 1954 that the Trust should continue with some modifications in respect of ways and means and policies.

" Sir, the hon. Members sitting Opposite made various proposals. The hon. Deputy Leader of the Opposition wanted a comprehensive Bill to be brought for the improvement of the Trust and the hon. Leader of the Opposition found fault with the selection of the personnel of the Trust. He is dissatisfied with the work done by the Trust Board and he wants the whole matter to be considered by a Select Committee instead of bringing this amending Bill.

" Sir, this Trust Board has done fairly substantial work during the last eight years of its existence."

SRI M. KALYANASUNDARAM :—" Then why do you propose to abolish it? "

* THE HON. SRI A. B. SHETTY :—" Please have some patience and I shall explain the whole position.

" This Improvement Trust has cleared five big slum areas covering an extent of 1,500 grounds. It has constructed 129 houses for lower and middle-class families. It has also constructed 87 model and pucca tenements for slum dwellers. It has given 685 plots of land on lease to poor families. It has rehabilitated 1,030 families in alternative sites formed by the Trust with the necessary amenities. It has framed 21 schemes. Nine of these schemes are under execution and five schemes are awaiting the sanction of the Government and this work has been done in spite of various difficulties like want of finance, high cost of lands to be acquired and delay in the matter of acquisition proceedings.

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“ Now the Trust Board has framed proposals for execution during the Second Five-Year Plan period. The Corporation also has suggested that 60 per cent of the total number of slums in the City may be taken up by the Corporation and 40 per cent of the slums may be taken up by the Improvement Trust for improvement. So far the Trust has acquired properties of the value Rs. 62.27 lakhs. Rs. 40 lakhs have been contributed by the Corporation and the Government. The Government have given a loan of Rs. 37½ lakhs. The Trust is now getting an income of Rs. 90,000 and odd as rent per annum. For this year the Central Government have given to the Trust Rs. 20 lakhs for housing schemes and Rs. 3½ lakhs for requisitioning of lands. The State Government have also given the Trust Rs. 5½ lakhs for slum improvement and also a loan of Rs. 1 lakh.

“ The hon. Leader of the Opposition has also made observations about the constant change in the chairmanship of this Trust. It was due to the exigencies of service. The present Chairman, it is expected, will continue for a sufficiently long time so that he may be able to do effective work.

“ I am sorry, Sir, that the hon. Leader of the Opposition has made certain remarks about the members of the Trust Board. They are well qualified, well informed and very enthusiastic about their work. The hon. Leader of the Opposition also said that the Inspector of Municipal Councils who is a member of the Trust Board did not know anything about town-planning. I may say, Sir, that the Inspector of Municipal Councils is assisted in this work by a Joint Director of Town-Planning who is qualified for this work. 11-20
a.m.

“ The present amendment is intended only for a small purpose. It is only for enabling the Government to give financial assistance for individual schemes judging them on their merits. The Government propose to give financial assistance particularly for housing schemes of the poorer classes, slum dwellers and pavement dwellers. So, Sir, I see no need to refer this small amending Bill to a Select Committee. By referring the Bill to a Select Committee no purpose will be served. I trust hon. Members will be pleased to accept the motion before the House that the Bill be taken into consideration at once.”

DEPUTY SPEAKER :—“ May I know whether hon. Member, Sri S. Ramalingam is withdrawing his amendment? ”

SRI S. RAMALINGAM :—“ Yes, Sir.”

The amendment of Sri S. Ramalingam was by leave withdrawn.

DEPUTY SPEAKER :—“ May I know whether hon. Member, Sri M. Kalyanasundaram is withdrawing his amendment? ”

SRI M. KALYANASUNDARAM :—“ I am pressing my amendment, Sir.”

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DEPUTY SPEAKER :—" The question is—

' That the Madras City Improvement Trust (Amendment) Bill, 1955, be referred to a Select Committee for consideration and report whether the principal Act requires amendment in any other respect.' "

The amendment was declared lost.

Sri P. Ramamurthi demanded a poll and the House divided as follows :—

Ayes—39.

Sri P. Ramamurthi.

- " M. Kalyanasundaram.
- " T. C. Narayanan Nambiar.
- " C. Kandasamy.
- " K. T. Raju.
- " S. Ramalingam.
- " V. R. Krishna Ayyar.
- " S. Vadivelu.
- " V. Madanagopal.
- " P. K. Gopalakrishnan.
- " N. Sivaraj.
- " A. K. Subbiah.
- " K. V. Ramaswami.
- " T. S. Ardhanari.
- " P. Venkatesha Sholagar.
- " K. Madhavan Nambiar.
- " E. T. Kunhan.
- " R. Krishnan.
- " M. Manickasundaram.
- Dr. K. B. Menon.

Sri M. Narayana Kurup.

- " K. T. Sreedharan.
- " V. Sankaranarayana Menon.
- " M. Palaniyandi.
- " A. Ayyaru.
- " O. Koran.
- " K. Moldu.
- " Mookaiah Thevar.
- " S. Swayamprakasam.
- " K. R. Sambandam.
- " A. Ratnam.
- " E. L. Raghava Mudaliar.
- " N. Rathina Gounder.
- " M. P. Subramanyam.
- " P. Rathinaswami Pillai.
- " A. Govindaswamy Nayagar.
- " P. Kandaswamy Gounder.
- " M. Kandaswami Kandar.
- " K. S. Lakshmiopathi Naicker.

Noes—58.

The Hon. Sri C. Subramaniam.

- " A. B. Shetty.
- " M. A. Manickavelu.
- Sri K. Rajaram Naidu.
- " V. K. Palaniswami Gounder.
- " S. Lakshmana Gounder.
- " P. G. Manickam.
- " M. S. Selvarajan.
- The Hon. Sri R. Shanmuga Rajeswara
Seethupathi.
- Sri N. Ramakrishna Iyer.
- " K. Venkataswami Naidu.
- " O. Venkatasubba Reddy.
- " T. P. Elumalai.
- " A. Ramachandra Reddier.
- " R. Thangavelu.
- " P. M. Munuswami Gounder.
- " V. Govindaswami Naidu.
- " N. Paramasiva Udayar.
- The Hon. Sri S. S. Ramasamy Pada-
yachi.
- Sri T. K. Rama.
- " M. S. Muniswami Pillai.
- " V. S. Chinnaswami Naidu.
- " V. S. Sivaprakasam.
- " V. Muthu.
- " V. Chinnayya.

Sri R. M. Palaniappan.

- " A. Ramaswami Tevar.
- " O. Chengam Pillai.
- " S. Arumugam Pillai.
- " L. Anandan.
- " V. Krishnaswami Padayachi.
- " M. C. Muthukumaraswami.
- " K. Parthasarathy.
- " M. Jagannathan.
- " P. S. Krishnaswami Ayyangar.
- " G. Govindan.
- " M. Kandaswami Padayachi.
- " P. Chellathurai.
- " A. Ramasundara Karunala Pan-
dian.
- " A. Vaikuntam.
- " V. Arumugam.
- " P. B. K. Rajachidambaram.
- " P. Selvaraj.
- " M. Chinnathambi Thevar.
- " I. K. Subramania Pillai.
- " K. Venkatramana Gowda.
- " K. P. Kuttikrishnan Nair.
- " M. Subramania Nayakar.
- " E. K. Sankara Varma Raja.
- " A. Appu.
- " A. Muthusami.

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Noes—58 cont.

Sri M. Kattimuthu.
„ K. Uppl.
„ K. Kunhi Mohamed Shafee.
„ M. Chadayan.

Sri T. D. Muthukumaraswami Naidu.
„ K. R. Viswanathan.
„ P. T. Rajan.

Neutral—Nil.

Ayes—39 ; Noes—58 ; Neutral—Nil.

The amendment was lost.

DEPUTY SPEAKER :—“ The question is—

‘ That the Madras City Improvement Trust (Amendment) Bill, 1955, be taken into consideration at once.’ ”

11-30
a.m.

The motion was carried and the Bill was considered.

DEPUTY SPEAKER :—“ There are no amendments to the clauses and therefore I shall put all the clauses to the vote of the House straightaway. The question is—

‘ That clauses 2, 3 and 1 and the Preamble do stand part of the Bill.’ ”

The motion was put and carried.

THE HON. SRI A. B. SHETTY :—“ I move—

‘ That the Madras City Improvement Trust (Amendment) Bill, 1955, be passed.’ ”

DEPUTY SPEAKER :—“ Motion moved—

‘ That the Madras City Improvement Trust (Amendment) Bill, 1955, be passed.’ ”

SRI P. RAMAMURTHI :—“ Sir, after having heard the Hon. Minister I am all the more convinced that this amending Bill should not go on the Statute Book. First he gave us to understand that after partition it was considered whether this Trust might be abolished, its entire powers, its functions, its assets and liabilities might be handed over to the Corporation of Madras. I do not know what the partition of the Madras State has got to do with the proposal to abolish the Trust. Well, I do not know whether the fact that the State was existing as a composite one had anything to do with the constitution of the Trust itself or whether it is a fact that the particular person who was then the Chief Minister in 1946 had anything to do with the Trust and therefore whether to wreak vengeance on him it was considered, soon after the partition, that the Trust itself should be abolished. Whatever it is, I am not convinced about it at all.

“ Apart from other things, in answering my point regarding the rotatory character of the Chairman, Secretary and the other Directors of the Trust, the Hon. Minister said that it was due to transfers of officers in the exigencies of service. In fact that gravamen of my charge is that the constitution of the Trust has not been

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seriously considered by the Government and therefore exigencies of service with regard to the officers have to be taken into consideration and the overall picture, the overall requirements of the Madras Government have to be taken into consideration and that has the prior claim over the needs for the improvement of the City. Therefore it is, I say that the Trust which is constituted in such a way that the terms of whose officers depend mostly on the exigencies of service has not been properly constituted. Therefore I say that the entire question has got to be gone into and if necessary, something else has got to be substituted in its place.

“Particularly, I would point out the fact that this statutory body has been working all these years and the Legislature was not entitled to get even a copy of its report, the Legislature had no opportunity of examining the functions of this body. Of course, we can get a copy of its report, but it was not obligatory on them to supply us one. Even if we get a report, this Assembly was not competent to go into the whole question of its functions, etc., because it is after all a statutory body, an independent body. Therefore, the whole question connected with this Trust has got to be examined afresh. Since the Government chose to throw out our amendment, there is no other way excepting to oppose the passing of this Bill.”

THE HON. SRI A. B. SHETTY :—“Sir, the City Improvement Trust has been publishing its annual administration reports and if the hon. Leader of the Opposition has not read them, it is not my fault . . .”

SRI P. RAMAMURTHI :—“Sir, the Hon. Minister would have noticed that after all I was quoting copious extracts from one of its reports and it is uncharitable to say that I have not read their reports. After the report which I quoted from, they have not published any other report.”

THE HON. SRI A. B. SHETTY :—“I have taken due note of the suggestions of the hon. Leader of the Opposition. Whatever grants or loans are given to this body will come before the Legislature.”

DEPUTY SPEAKER :—“The question is—

‘That the Madras City Improvement Trust (Amendment) Bill, 1955, be passed.’”

The motion was carried and the Bill was passed.

(3) THE MADRAS BUILDINGS (LEASE AND RENT CONTROL) AMENDMENT BILL, 1955.

THE HON. SRI R. SHANMUGA RAJESWARA SETHUPATHI :—“Sir, I beg to introduce the Madras Buildings (Lease and Rent Control) Amendment Bill ^a, 1955, and move—

‘That the Bill be taken into consideration at once.’”

^a Published in the Fort. St. George Gazette Extraordinary, dated 25th July 1955.